

Order No. 8380564
 Escrow No. 87-1371
 Loan No.

Anderson

88 519641

RECORDED IN OFFICIAL RECORDS
 RECORDER'S OFFICE
 LOS ANGELES COUNTY
 CALIFORNIA

FEE \$9 V
 3

WHEN RECORDED MAIL TO:

Halferty & De Beikes Properties
 2300 Michelson Dr., Suite 200
 Irvine, CA 92715

31 MIN. 3 P.M. APR 15 1988
 PAST.

SURVEY MONUMENT FEE \$10.00 CODE 99

SPACE ABOVE THIS LINE FOR RECORDER'S USE

79

MAIL TAX STATEMENTS TO:

Same as above

DOCUMENTARY TRANSFER TAX \$403.70

☒ Computed on the consideration or value of property conveyed; OR
☐ Computed on the consideration or value less liens or encumbrances
 remaining at time of sale.

Signature of Declarant or Agent determining tax - Firm Name

GRANT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

SANWA BANK CALIFORNIA, CECIL HATCHER AND RONALD R. SIMONS, CO-TRUSTEES UNDER
 THE WILL OF VIRGINIA HATCHER, DECEASED AND CO-TRUSTEES UNDER THE WILL OF
 CHARLES E. HATCHER, DECEASED
 hereby GRANT(S) to

HALFERTY & DEBEIKES PROPERTIES, a California General Partnership

the real property in the City of Whittier
 County of Los Angeles

State of California, described as

Legal description as per Exhibit "A" attached hereto and made a part hereof:

8141-2-1

SANWA BANK CALIFORNIA, CECIL HATCHER AND
 RONALD R. SIMONS, CO-TRUSTEES UNDER
 THE WILL OF VIRGINIA HATCHER, DECEASED
 AND CO-TRUSTEES UNDER THE WILL OF
 CHARLES E. HATCHER, DECEASED

By: SANWA BANK CALIFORNIA, CO-TRUSTEE

Large L. Burd, AVE
 By: *R. G. Lounis*
 R. G. Lounis, Vice President

By: *Cecil Hatcher*
 Cecil Hatcher, Co-Trustee

By: *Ronald R. Simons*
 Ronald R. Simons, Co-Trustee

Dated March 9, 1988

STATE OF CALIFORNIA
 COUNTY OF Orange
 On March 11, 1988

before me, the undersigned, a Notary Public in and for said State, per-
 sonally appeared Ronald R. Simons

personally known to me (or proved to me on the basis of satisfactory
 evidence) to be the person(s) whose name(s) is/are subscribed to the
 within instrument and acknowledged to me that he/she/they executed
 the same.

WITNESS my hand and official seal.

Marilyn M. Sokolic



(This area for official notarial seal)

MAIL TAX STATEMENTS AS DIRECTED ABOVE

1002 (5/82)

88- 519641

3001 (9/92) Individual First American Title Company

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

On March 17, 1988

ss.

before me, the undersigned, a Notary Public in and for

said State, personally appeared Cecil Hatcher

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same

WITNESS my hand and official seal.

Signature Lisa J. Nelsen



(This area for official notarial seal)

any

3002 (6/92) (Corporation) First American Insurance Company

STATE OF CALIFORNIA
COUNTY OF Los Angeles

On March 17, 1988

ss.

before me, the undersigned, a Notary Public in and for

said State, personally appeared R. G. Leunis

Leone L. Burd

personally known to me (or proved to me on the

basis of satisfactory evidence) to be the persons who executed the within instrument as

Vice President President and Asst. Vice. xxxxxx on behalf of

SANWA BANK CALIFORNIA

the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Signature Lisa J. Nelsen



(This area for official notarial seal)

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LEGAL DESCRIPTION

THAT PORTION OF LOT 2, IN BLOCK "L" OF THE PICKERING LAND AND WATER COMPANY'S SUBDIVISION OF THE JOHN M. THOMAS RANCH, IN THE CITY OF WHITTIER, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 21, PAGES 53 AND 54 OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE WESTERLY LINE OF SAID LOT, BEING THE EASTERLY LINE OF THE COUNTY ROAD, DISTANT SOUTH 25 FEET (MEASURED AT RIGHT ANGLES) FROM THE NORTH LINE OF SAID LOT; THENCE SOUTHEASTERLY ALONG SAID WESTERLY LINE 226.47 FEET; THENCE EAST PARALLEL WITH SAID NORTH LINE 174.84 FEET, MORE OR LESS TO THE WESTERLY LINE OF THAT PARCEL OF LAND CONVEYED TO THE LOS ANGELES AND SALT LAKE RAILROAD COMPANY, BY DEED RECORDED IN BOOK 6417, PAGE 340 OF DEEDS, THENCE NORTHWESTERLY ALONG SAID LAST MENTIONED LINE 54.43 FEET MORE OR LESS TO THE NORTHWEST CORNER OF SAID PARCEL, SAID CORNER BEING ALSO THE SOUTHWEST CORNER OF THAT PARCEL OF LAND CONVEYED TO THE LOS ANGELES AND SALT LAKE RAILROAD COMPANY BY DEED RECORDED IN BOOK 6346, PAGE 316, OF DEEDS, THENCE NORTHWESTERLY ALONG THE WESTERLY LINE OF SAID LAST MENTIONED PARCEL 108.76 FEET TO A POINT DISTANT SOUTHWESTERLY 10 FEET (MEASURED AT RIGHT ANGLES) FROM THE CENTER LINE OF A SPUR TRACK OF THE SAID LOS ANGELES AND SALT LAKE RAILROAD COMPANY; THENCE NORTHWESTERLY ALONG A CURVE CONCENTRIC WITH THE CENTER LINE OF SAID SPUR TRACK CONCAVE TO THE SOUTHWEST AND HAVING A RADIUS OF 204.18 FEET (THE ANGLE BETWEEN THE TANGENT TO SAID CURVE AND SAID WESTERLY LINE AT SAID LAST MENTIONED POINT BEING 33 DEGREES 53 MINUTES 40 SECONDS) 77.62 FEET TO A POINT IN THE SOUTHERLY LINE OF A PARCEL OF LAND CONVEYED TO THE CITY OF WHITTIER, BY DEED RECORDED IN BOOK 6506, PAGE 218 OF DEEDS, SAID POINT BEING DISTANT SOUTH 17.13 FEET (MEASURED AT RIGHT ANGLES) FROM THE NORTH LINE OF SAID LOT; THENCE SOUTHWESTERLY ALONG THE SAID SOUTHERLY LINE 60.03 FEET TO AN ANGLE POINT IN SAID SOUTHERLY LINE, SAID POINT BEING DISTANT SOUTH 25 FEET (MEASURED AT RIGHT ANGLES) FROM SAID NORTHERLY LINE, THENCE WESTERLY ALONG THE SAID SOUTHERLY LINE 135 FEET TO THE POINT OF BEGINNING.

88- 519641